

UNITED STATES BANKRUPTCY COURT  
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

IN RE:	)	Case No. 21-20078 CMB
	)	Chapter: 13
Richard B. Wahoski, Sr.	)	
Stacey L. Wahoski,	)	
<i>Debtors</i>	)	Related to: Document No. 49
	)	
Stacey L. Wahoski,	)	
<i>Movant</i>	)	
	)	
VS.	)	
	)	
Ally Bank, Capital One Bank, Cenlar Mortgage, Midland Credit	)	
Management, New Rez LLC, PA Dept. of Revenue, Peoples	)	
Natural Gas, Pinnacle Credit Services, LLC, Portfolio Recovery	)	
Associates, LLC, UPMC Physician Services, Unifund CCR,	)	
LLC, Office of the US Trustee, and Ronda J. Winnecour, Trustee,	)	
<i>Respondents</i>	)	

**CONSENT ORDER OF COURT TO WAIVE SALE ADVERTISING REQUIREMENT**

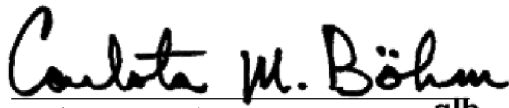
AND NOW, to wit, this 29th day of September, 2021, it is hereby  
ORDERED, ADJUDGED, and DECREED that:

1) W.PA.LBR 6004-2 (a) allows for the sale of property in a chapter 13 case without meeting the publication requirement found in W.PA.LBR 6004-1 when the funds received by the trustee from the sale of real property are enough to pay one hundred percent (100%) of the amount owed to creditors with allowed claims;

2) W.PA.LBR 6004-2 (a) requires a stipulation between the Debtor and the Chapter 13 Trustee regarding the lack of necessity for the advertising of said sale.

3) The offer for the purchase of the property located at 507 Sells Lane, Greensburg, PA 15601 with parcel number 50-21-08-0-036, is believed to be enough to pay the closing costs, liens, debtors' exemption(s), and 100% to the timely filed unsecured creditors, and therefore, advertising in the general circulation paper and the county legal journal is not necessary. The sale has been uploaded to the EASI website.

4) The proceeds, after Trustee's fees will first be used to pay priority and non-priority unsecured creditors with the remaining balance to be used for general plan funding.

  
Carlota M. Böhm *glb*  
Chief United States Bankruptcy Judge

/s/ Owen Katz  
Owen Katz, Esquire  
Office of the Ch. 13 Trustee

/s/ Kenneth Steidl  
Kenneth Steidl, Esquire  
Attorney for the Debtors

FILED  
9/29/21 11:24 am  
CLERK  
U.S. BANKRUPTCY  
COURT - WDPA

In re:  
Richard B. Wahoski, Sr.  
Stacey L. Wahoski  
Debtors

Case No. 21-20078-CMB  
Chapter 13

## CERTIFICATE OF NOTICE

District/off: 0315-2  
Date Rcvd: Sep 29, 2021

User: gamr  
Form ID: pdf900

Page 1 of 2  
Total Noticed: 1

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 01, 2021:

Recip ID	Recipient Name and Address
db/jdb	+ Richard B. Wahoski, Sr., Stacey L. Wahoski, 751 Forbes Trail Rd., Greensburg, PA 15601-6547

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

## BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, \*duplicate of an address listed above, \*P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

## NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Oct 01, 2021

Signature: /s/Joseph Speetjens

## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on September 29, 2021 at the address(es) listed below:

Name	Email Address
Kenneth Steidl	on behalf of Joint Debtor Stacey L. Wahoski julie.steidl@steidl-steinberg.com ken.steidl@steidl-steinberg.com;ifriend@steidl-steinberg.com;asteidl@steidl-steinberg.com;todd@steidl-steinberg.com;cgoga@st eidl-steinberg.com;rlager@steidl-steinberg.com;leslie.nebel@steidl-steinberg.com
Kenneth Steidl	on behalf of Debtor Richard B. Wahoski Sr. julie.steidl@steidl-steinberg.com, ken.steidl@steidl-steinberg.com;ifriend@steidl-steinberg.com;asteidl@steidl-steinberg.com;todd@steidl-steinberg.com;cgoga@st eidl-steinberg.com;rlager@steidl-steinberg.com;leslie.nebel@steidl-steinberg.com
Lauren Moyer	on behalf of Creditor Ally Bank ecfmail@ecf.courtdrive.com
Maria Miksich	on behalf of Creditor NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING mmiksich@kmlawgroup.com

District/off: 0315-2

User: gamr

Page 2 of 2

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Total Noticed: 1

Office of the United States Trustee

ustpregion03.pi.ecf@usdoj.gov

Ronda J. Winnecour

cmecf@chapter13trusteedpa.com

S. James Wallace

on behalf of Creditor Peoples Natural Gas Company LLC ecfpeoples@grblaw.com PNGbankruptcy@peoples-gas.com

TOTAL: 7